



Greater Golden Horseshoe Major Markets High Rise Projects

New Homes Market Report
Q2 2026

GGH Overview



Altus Data Solutions Market Report - GGH New Homes Overview

Quarterly Sales	Q2 2026		Q2 2025		Change
Condominium Apartment	104		132		-21.2%
Single Family	1,124		407		176.2%
Total	1,228		539		127.8%
Year to Date Sales	Jan.-Jun. 2026		Jan.-Jun. 2025		Y/Y Change
Condominium Apartment	171		250		-31.6%
Single Family	1,646		807		104.0%
Total	1,817		1,057		71.9%
Year to Date Supply	Jan.-Jun. 2026		Jan.-Jun. 2025		Y/Y Change
Condominium Apartment	58		762		-92.4%
Single Family	1,759		942		86.7%
Total	1,817		1,704		6.6%
Year to Date Completions	Jan.-Jun. 2026		Jan.-Jun. 2025		Y/Y Change
Condominium Apartment	811		1,103		-26.5%
Remaining Inventory	Jun-26	Mar-26	Jun-25	M/M Change	Y/Y Change
Condominium Apartment	3,114	3,272	3,560	-4.8%	-12.5%
Single Family	4,335	4,047	4,173	7.1%	3.9%
Total	7,449	7,319	7,733	1.8%	-3.7%
Average Asking Price	Jun-26	Mar-26	Jun-25	M/M Change	Y/Y Change
Condominium Apartment	\$697,512	\$701,212	\$707,865	-0.5%	-1.5%
Single Family	\$963,684	\$1,009,659	\$1,020,157	-4.6%	-5.5%
Projects	New Openings	All Active	Under Const.	Pre-Const.	
Condominium Apartment Projects	1	82	94	116	
Condominium Apartment Units	14	10,781	4,159	5,884	
% Sold*	21%	71%	74%	44%	
Single Family Projects	11	207			
Single Family Units	269	23,948			
% Sold*	8%	82%			

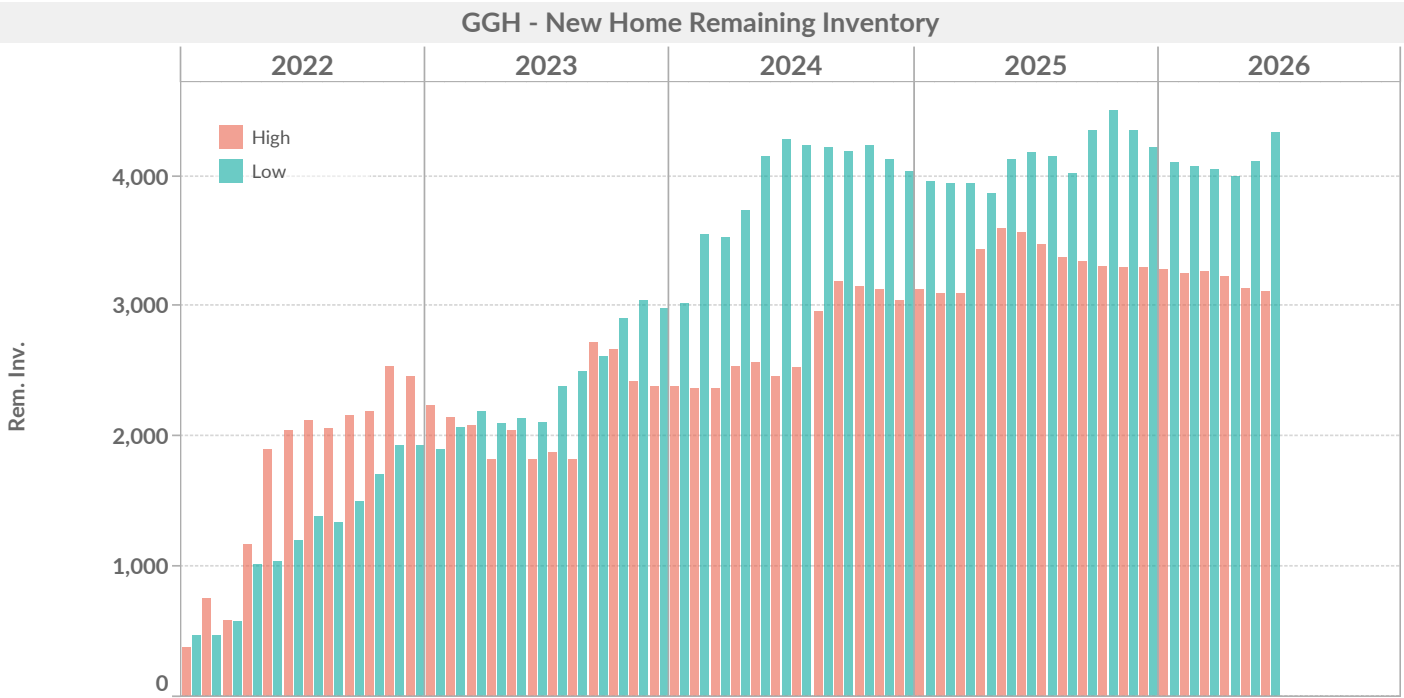
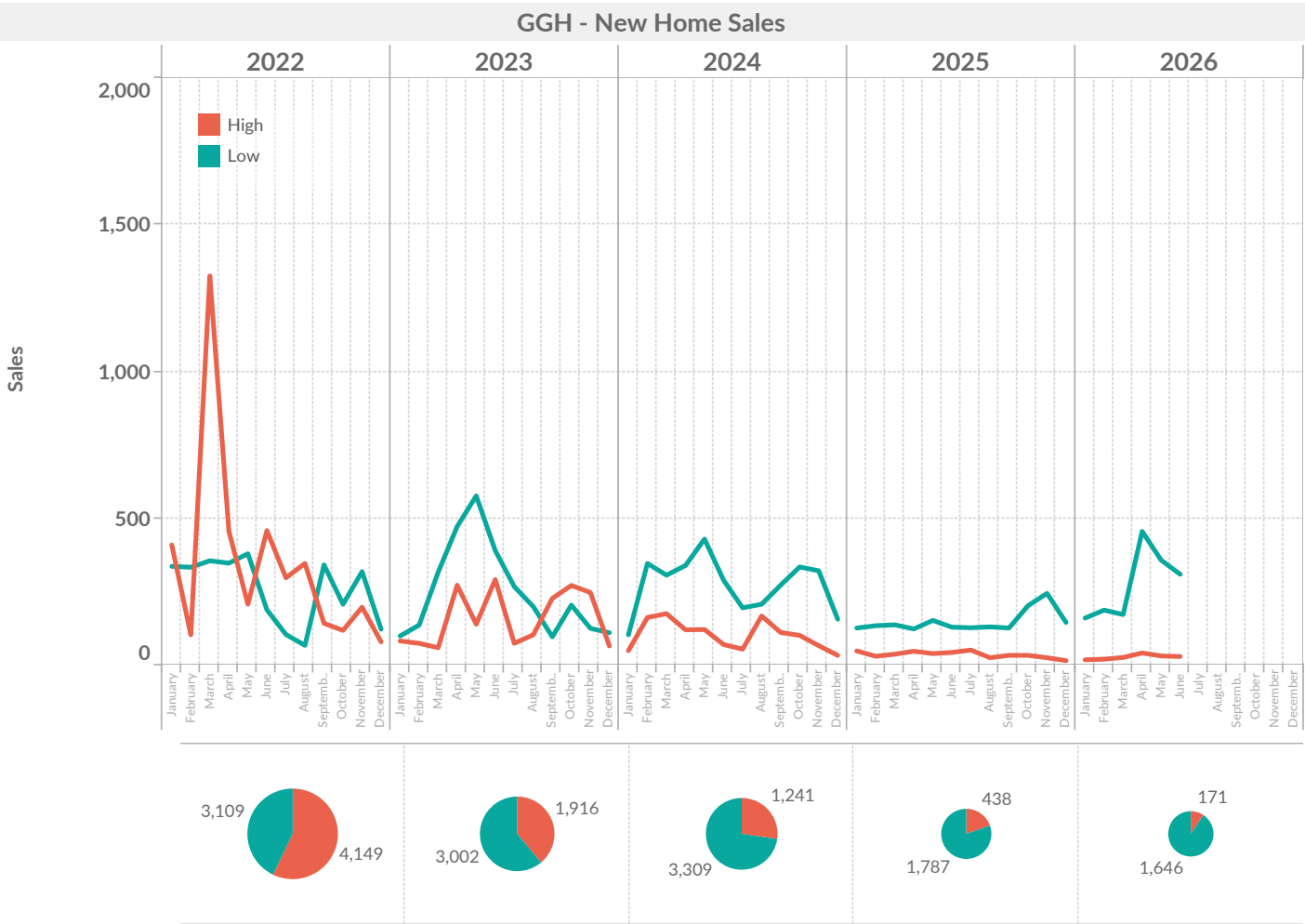
* Condominium projects opening within the last 10 days of the month cannot register firm sales. This calculation uses only those projects opening early enough to record firm sales.

All Active includes all projects actively marketing available remaining inventory regardless of their construction status.

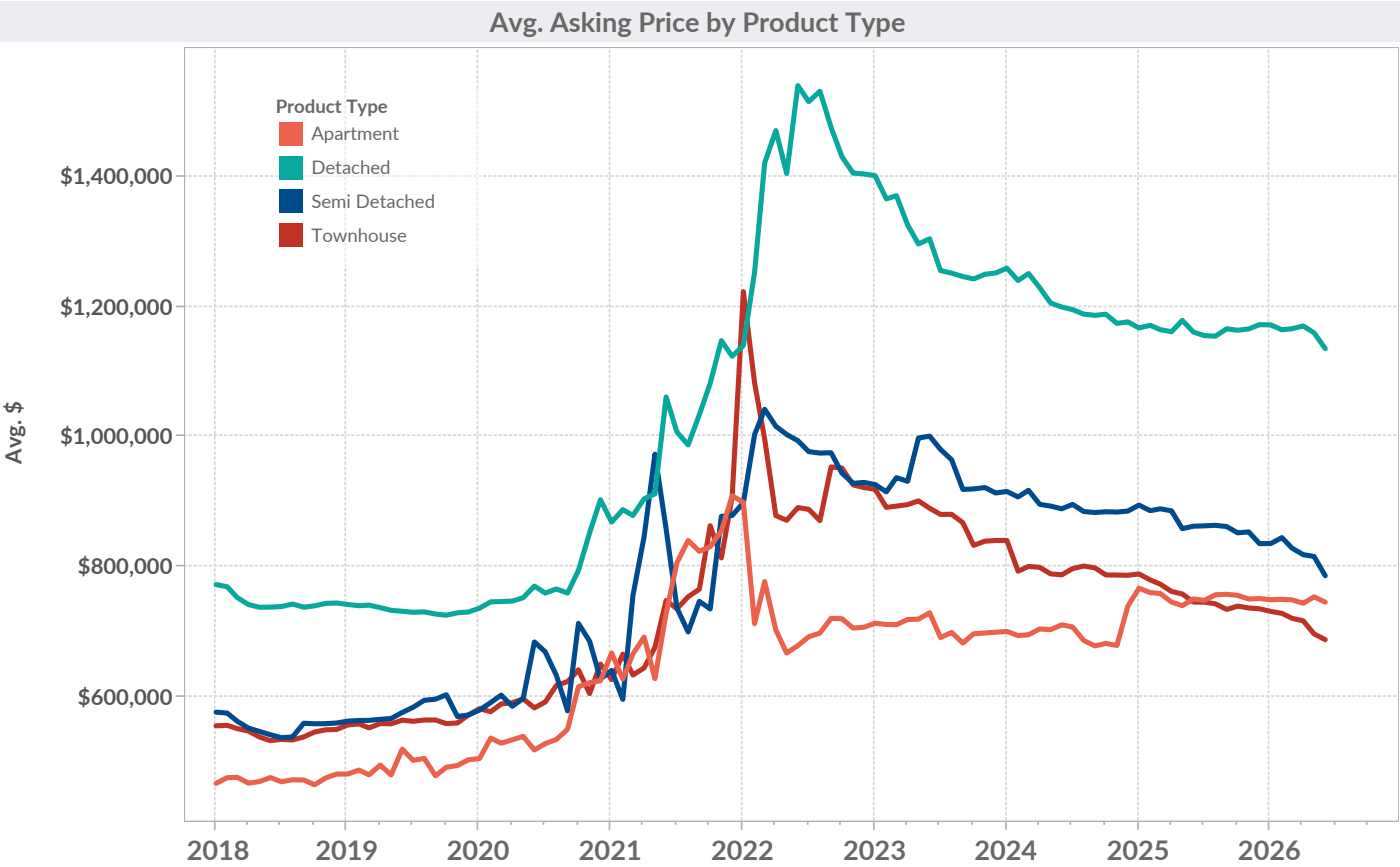
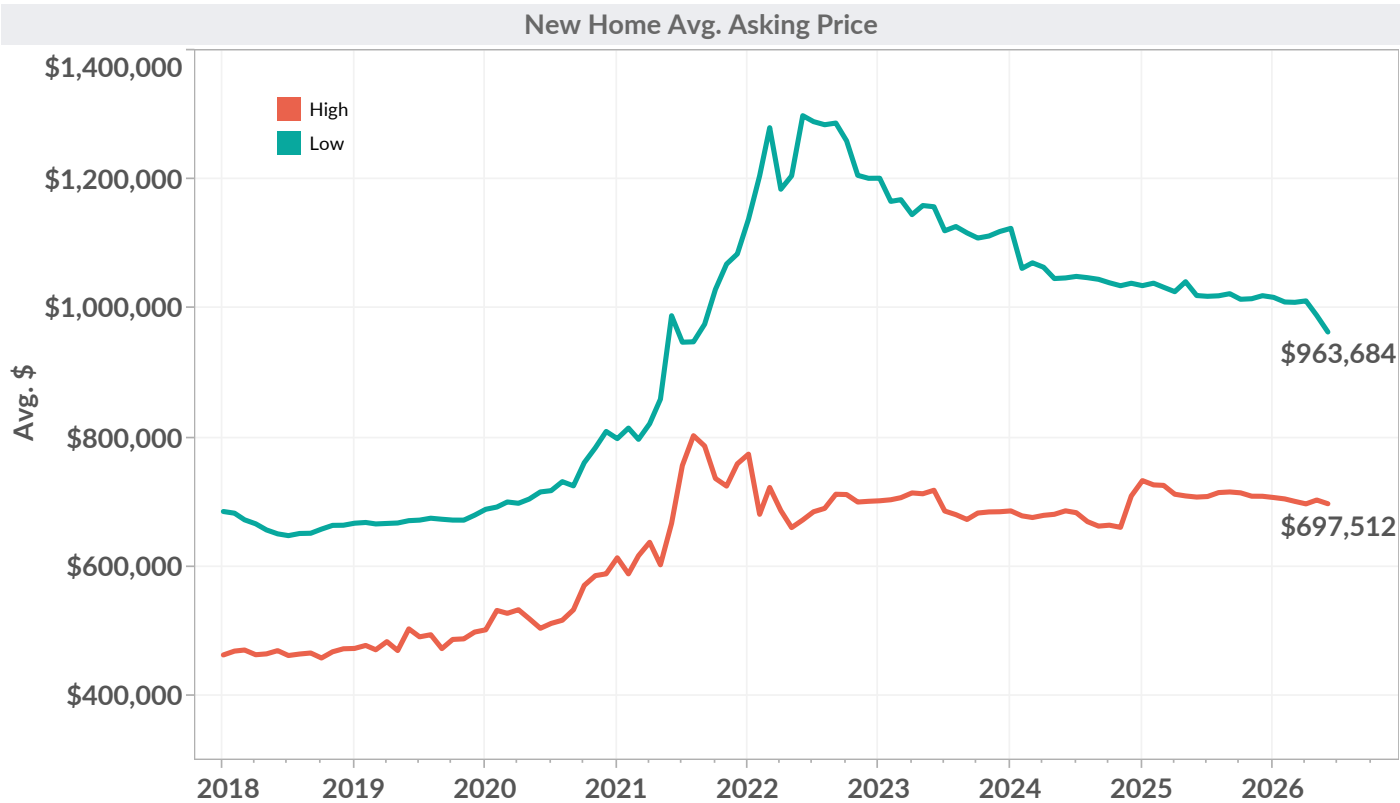
Under Construction includes all projects, regardless of whether sold out or not, that are currently under construction.

Pre-Construction includes all projects, regardless of whether sold out or not, that have not commenced construction.

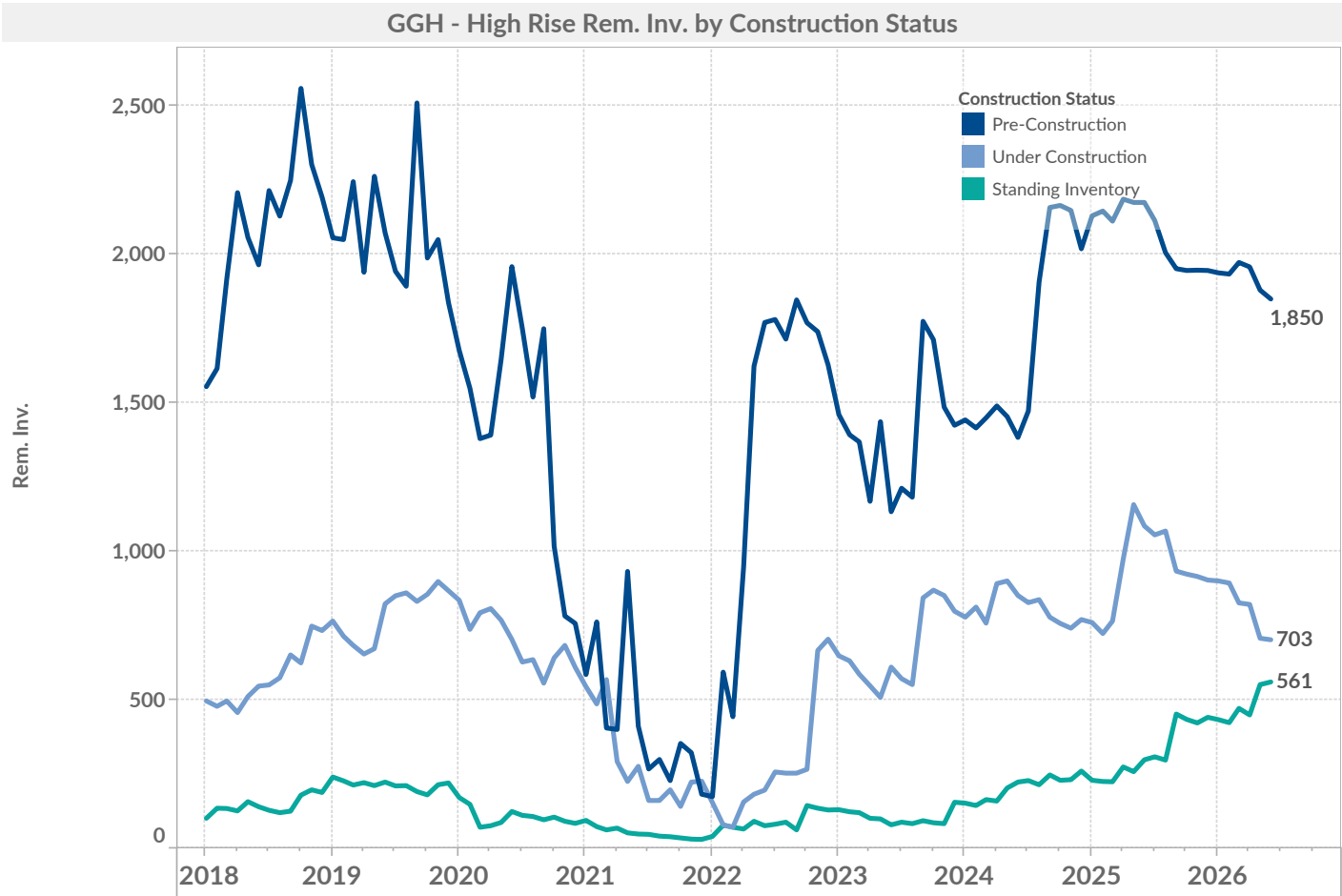
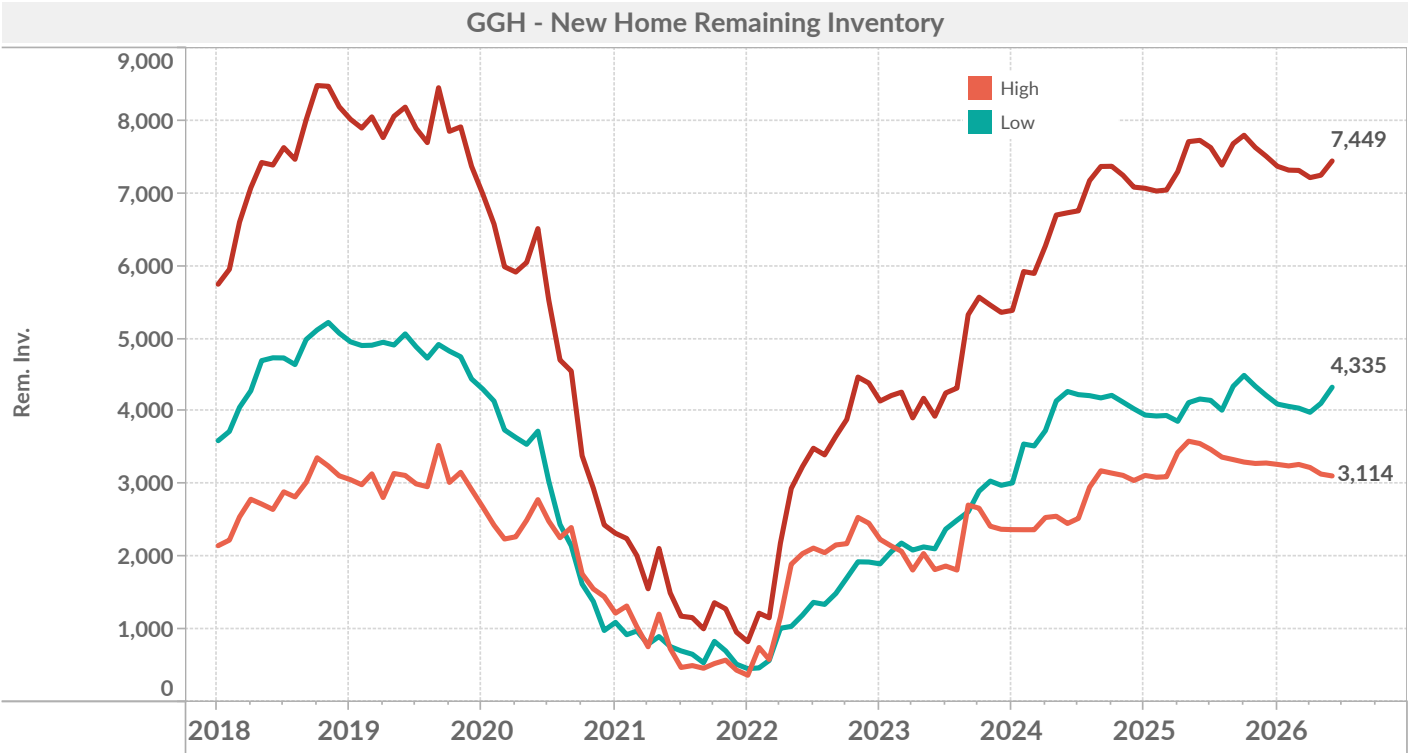
Sales & Remaining Inventory



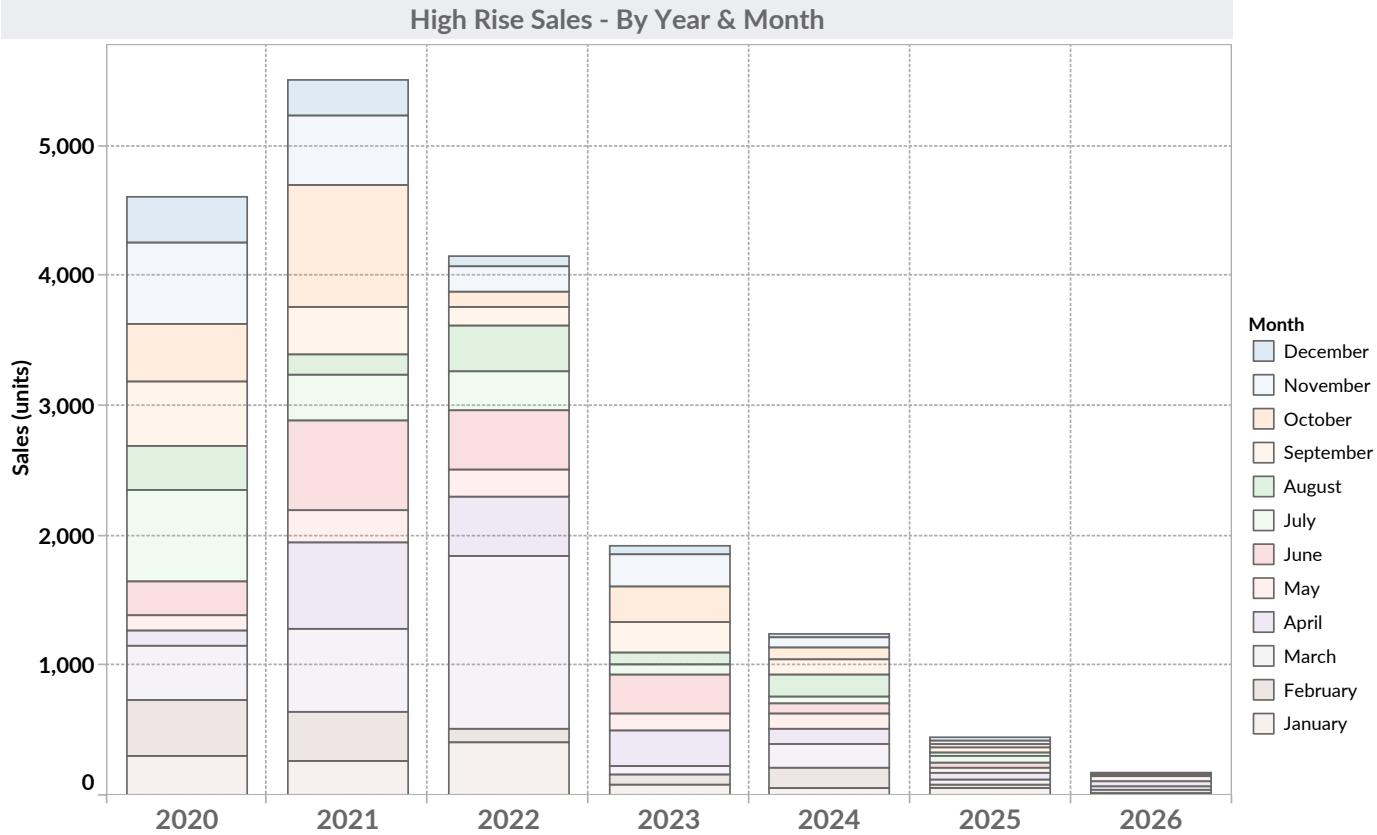
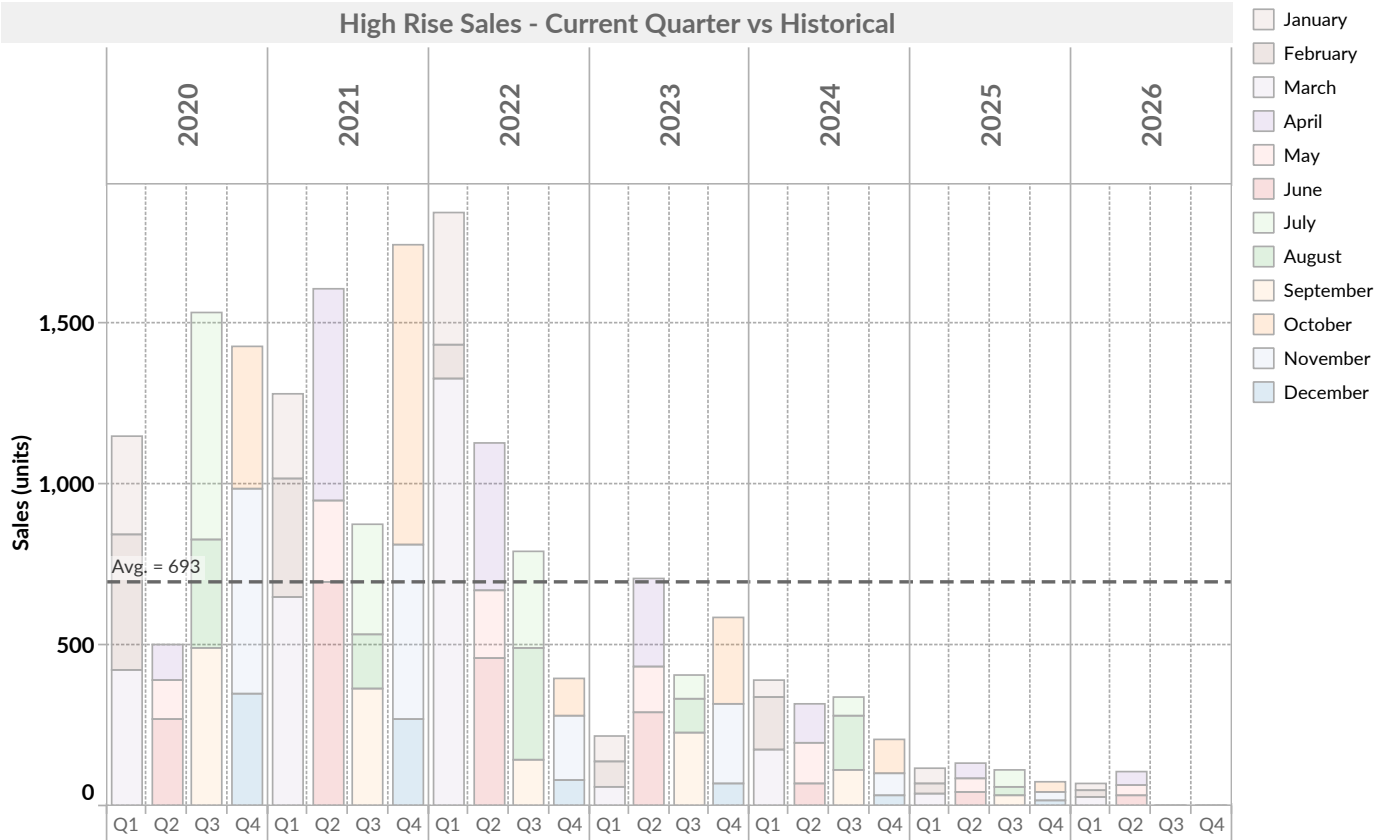
Pricing



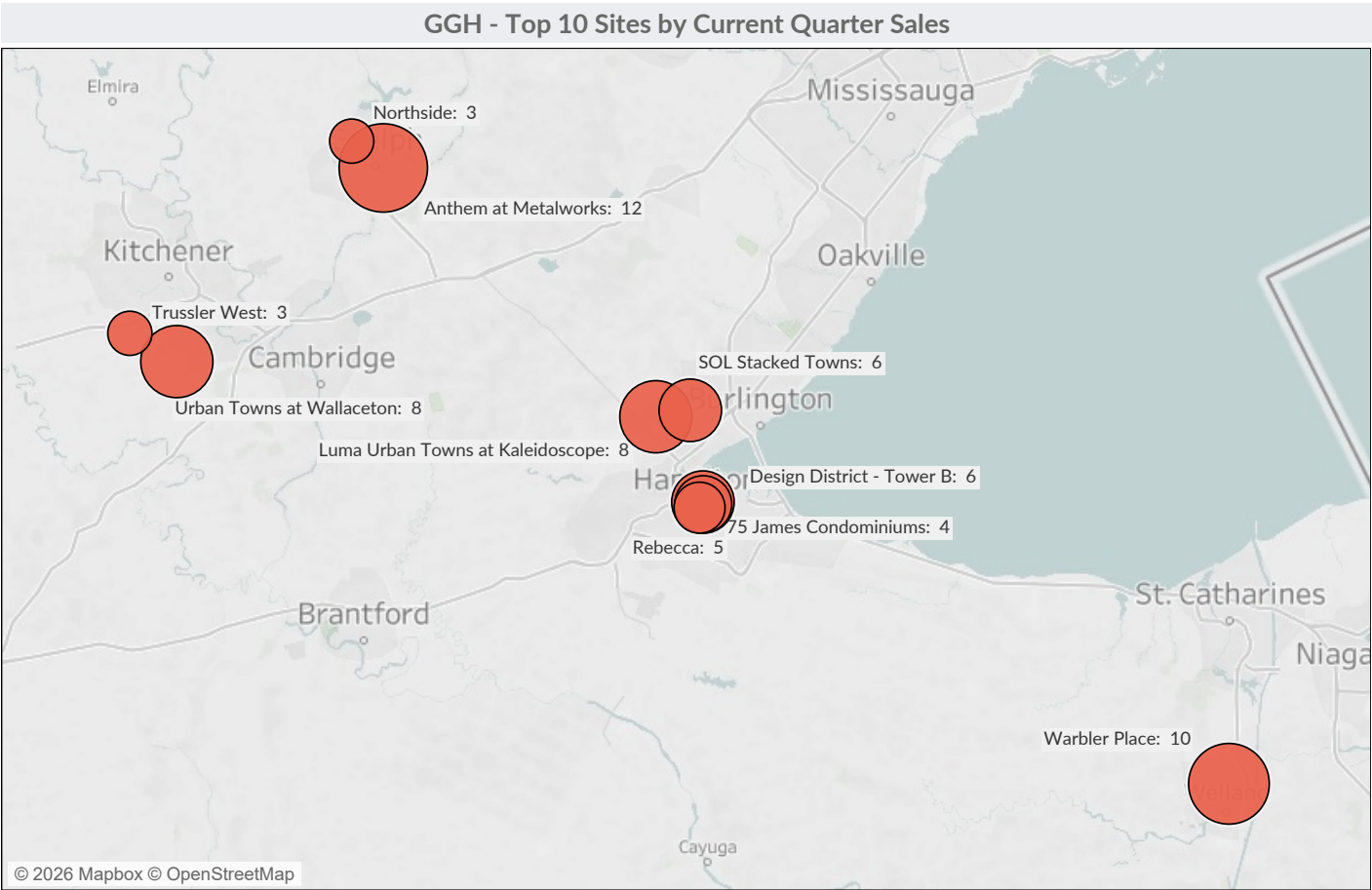
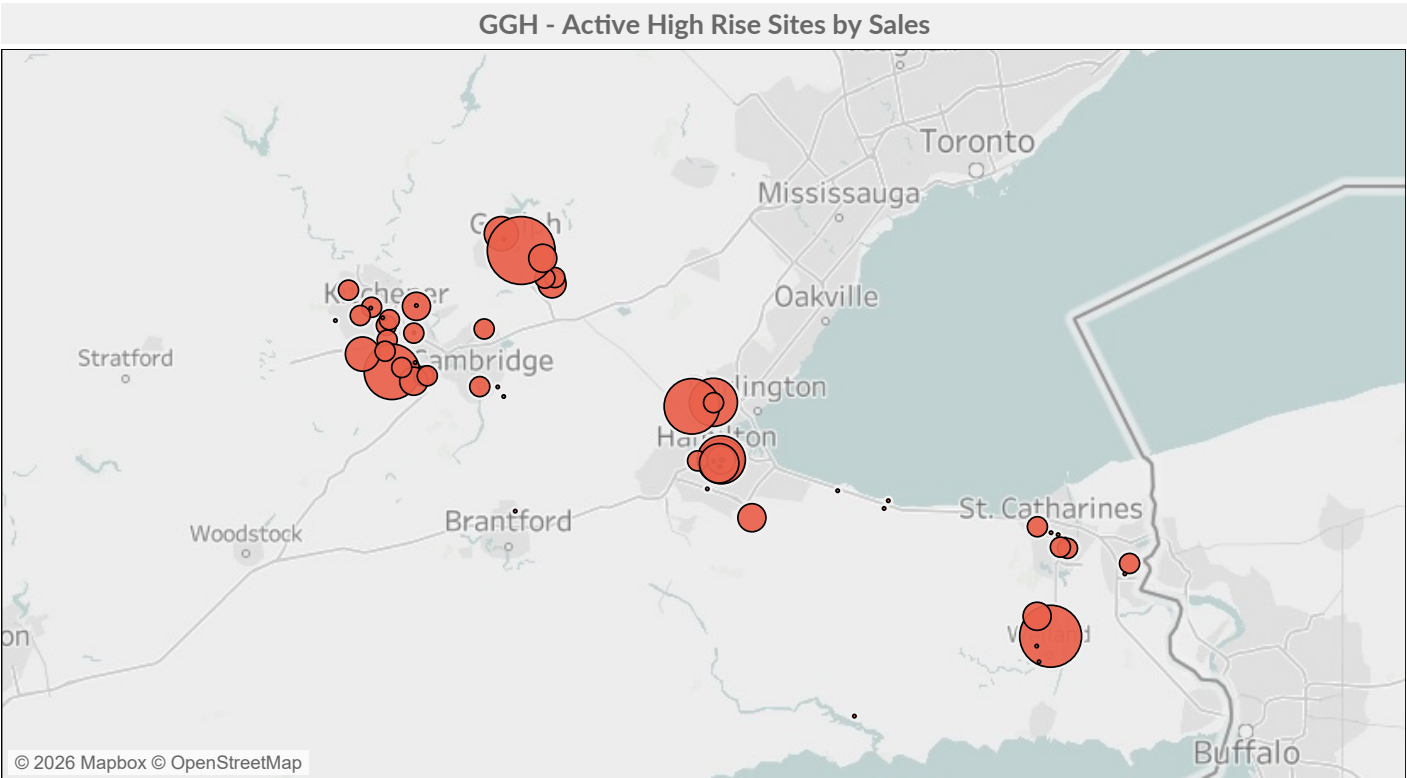
Remaining Inventory



Historical Sales Comparison



Current Sites

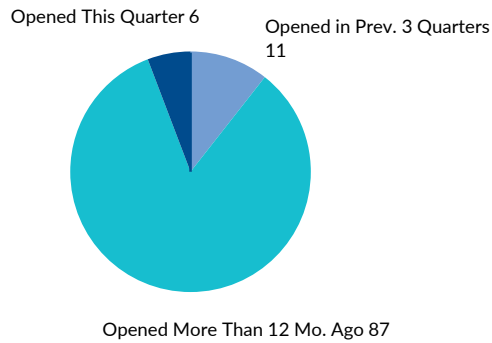


Sales Breakdown

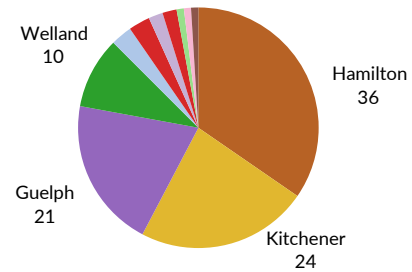


Current Quarter Condominium Apartment Sales Breakdown

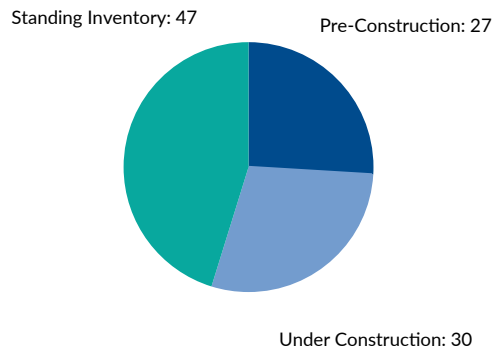
Sales by Opening Date



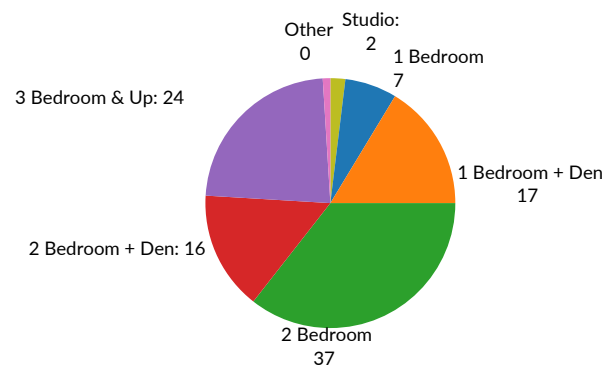
Sales by Municipality



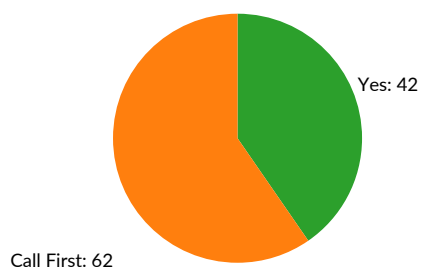
Sales by Const. Status



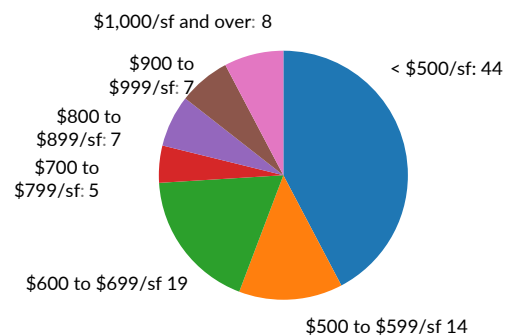
Sales by Unit Type



Sales by Sites with Broker Cooperation



Sales by Price Range



New Openings

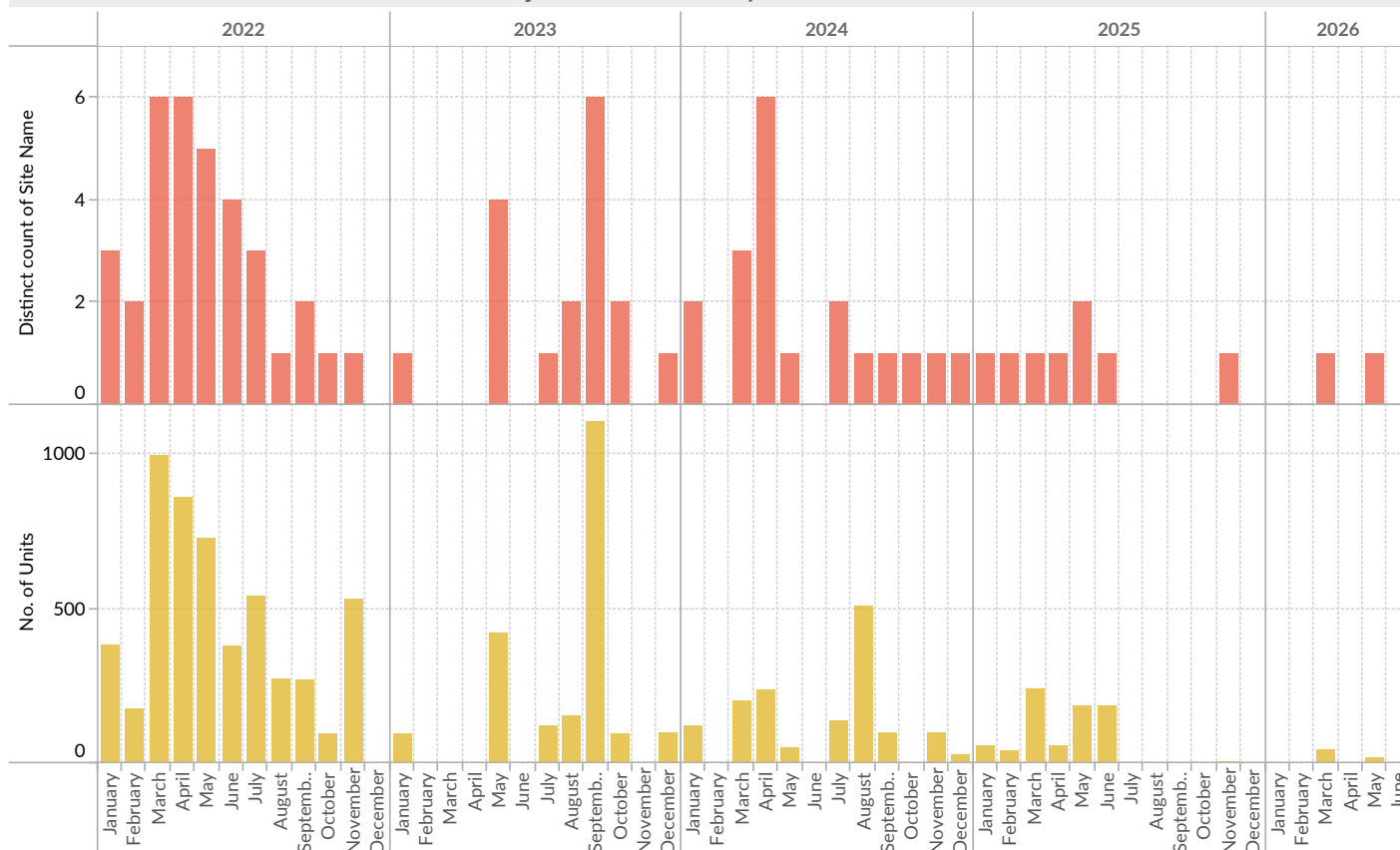


Q2 2026 - New Project Launches

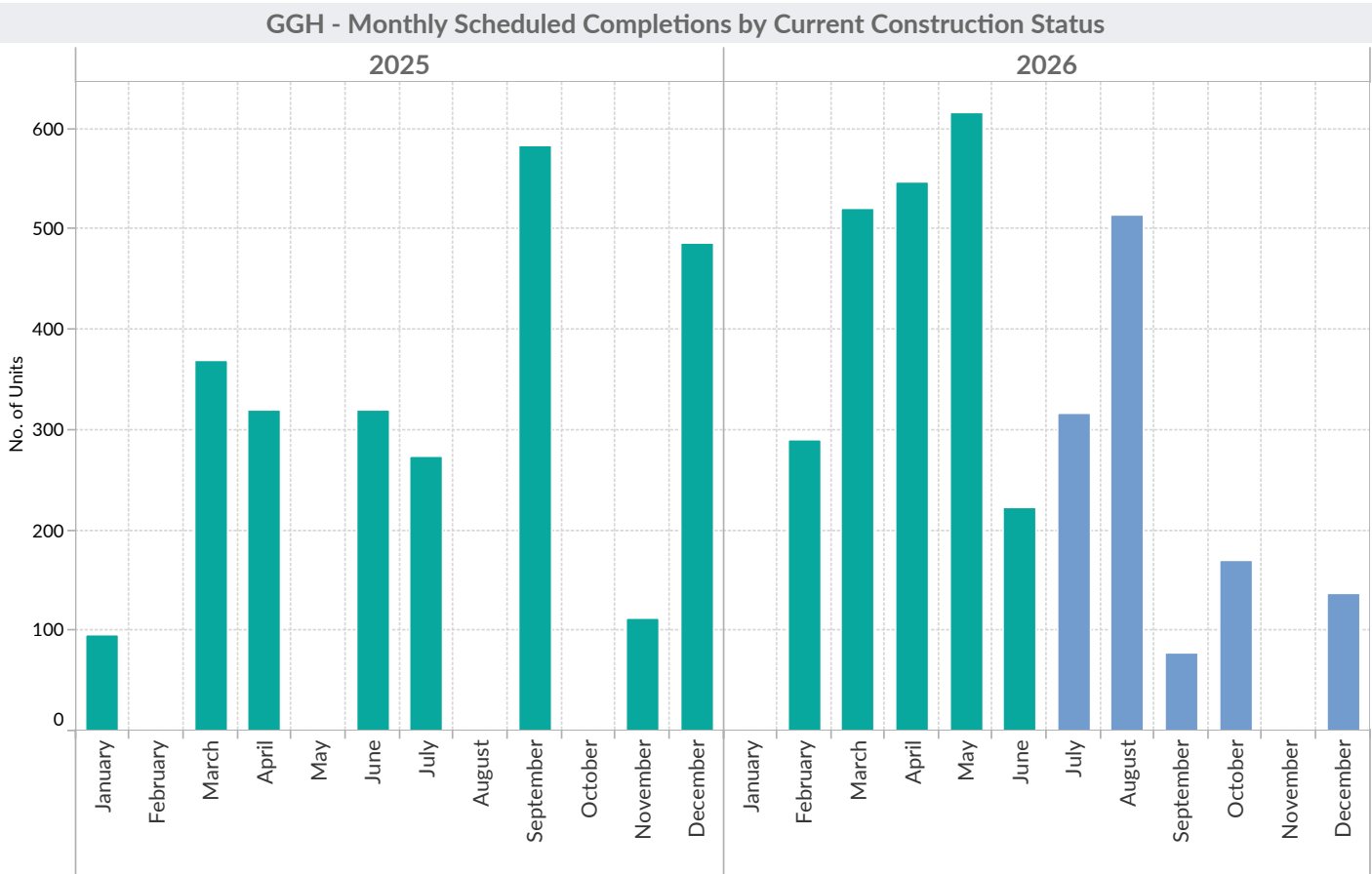
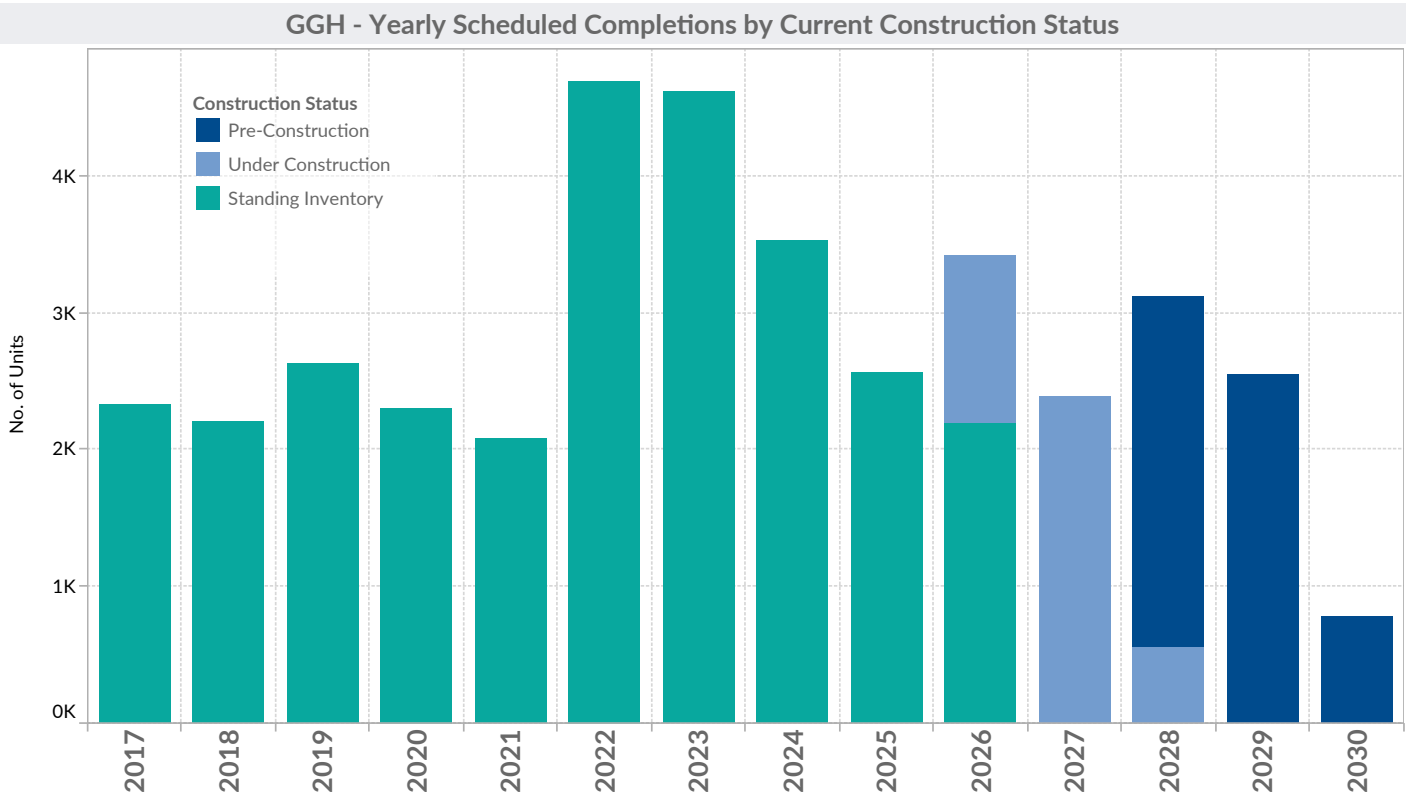
Development Name	Municipality	Opening Date	No. of Units	Current Month Sales	Rem Inv	Avg. Current Price Per Sq Foot
SOL Stacked Towns	Hamilton	5/11/2026	14	3	8	\$492
Grand Total			14	3	8	\$492

* Projects launched or commenced signings within 10 days of month end cannot report any firm sales until the following month due to rescission period...

Project Launch History - Sites & Units



Scheduled Completions



Top Builders



GGH - Top High Rise Builders by YTD Sales

Builder	2026												Total	Market Share %
	Jan	Feb	Mar	Apr	May	Jun	Jul	Aug	Sep	Oct	Nov	Dec		
Fusion Homes	5	8	7	16	4	4							44	25.7%
Emblem Developments	2	4	3	3	3	2							17	9.9%
Elevate Living			0	5	2	3							10	5.8%
Activa	0	1	1	4	1	1							8	4.7%
Crescent Homes	2	0	2	1	2	1							8	4.7%
Rosehaven Homes	0	2	1	5	0	0							8	4.7%
New Horizon Development Group	0	0	1	1	3	3							8	4.7%
LIV Communities	0	0	0	0	4	4							8	4.7%
Hi-Rise Group	0	1	1	1	2	1							6	3.5%
JD Development Group	2	1	1	0	1	0							5	2.9%
Total (All 69 Builders)	19	21	27	42	32	30							171	

Please Note: Sales in projects associated with more than one builder (ie: joint ventures) have been allocated in the full amount to each builder involved.

GGH - Top High Rise Builders by Last 12 Month's Sales

Builder	2025						2026						Total	Market Share %
	Jul	Aug	Sep	Oct	Nov	Dec	Jan	Feb	Mar	Apr	May	Jun		
Fusion Homes	0	2	1	0	1	0	5	8	7	16	4	4	48	13.4%
Emblem Developments	3	2	4	5	6	6	2	4	3	3	3	2	43	12.0%
Tricar Group	7	2	4	4	2	1	0	1	0	1	0	1	23	6.4%
Activa	4	2	5	2	0	1	0	1	1	4	1	1	22	6.1%
Granite Homes	5	3	2	4	3	0	0	0	1	1	1	1	21	5.8%
New Horizon Development Group	0	0	2	2	3	3	0	0	1	1	3	3	18	5.0%
Rosehaven Homes	7	2	0	0	0	0	0	2	1	5	0	0	17	4.7%
Crescent Homes	2	2	1	0	0	0	2	0	2	1	2	1	13	3.6%
Mountainview Building Group	4	0	2	1	2	0	0	2	0	0	1	1	13	3.6%
IN8 Developments	1	2	0	4	1	0	1	0	2	0	0	1	12	3.3%
Total (All 67 Builders)	52	26	34	34	26	16	19	21	27	42	32	30	359	

Please Note: Sales in projects associated with more than one builder (ie: joint ventures) have been allocated in the full amount to each builder involved.

Top Sites



GGH - Top High Rise Sites by Current Quarter Sales

Site Name	Municipality	Product Type	Unit Type	2026 Q2
Anthem at Metalworks - Fusion Homes	Guelph	Apartment	1 Bedroom	2
			1 Bedroom + Den	2
			2 Bedroom + Den	5
			2 Bedroom	3
			Total	12
Warbler Place - Elevate Living	Welland	Stacked	2 Bedroom + Den	6
			2 Bedroom	2
			Studio	2
			Total	10
Luma Urban Towns at Kaleidoscope - LIV Communities	Hamilton	Stacked	3 Bedroom & Up	8
			Total	8
Urban Towns at Wallaceston - Fusion Homes	Kitchener	Stacked	3 Bedroom & Up	5
			2 Bedroom	3
			Total	8
Design District - Tower B - Emblem Developments	Hamilton	Apartment	1 Bedroom	0
			1 Bedroom + Den	5
			2 Bedroom + Den	0
			3 Bedroom & Up	0
			2 Bedroom	1
			Studio	0
			Total	6
SOL Stacked Towns - New Horizon Development Group	Hamilton	Stacked	3 Bedroom & Up	6
			Total	6
Rebecca - Rosehaven Homes	Hamilton	Apartment	1 Bedroom	0
			1 Bedroom + Den	1
			2 Bedroom	4
			Total	5
Northside - Granite Homes	Guelph	Stacked	2 Bedroom	3
			Total	3
Trussler West - Activa	Kitchener	Stacked	2 Bedroom	3
			Total	3
Alister at Solterra - Fusion Homes	Guelph	Stacked	3 Bedroom & Up	0
			2 Bedroom	2
			Total	2

Municipal Comparison



Current Quarter Sales Compared to Previous Year by Select Municipality

Municipality	2025 Q2			2026 Q2		
	Apartment	Loft	Stacked	Apartment	Loft	Stacked
Barrie	• 6		• 1	• 0		• 0
Brantford			• 0			• 0
Cambridge	• 4		• 3	• 1		• 1
Clearview	• 0			• 0		
Collingwood	• 7			• 0		
Grimsby	• 0			• 0		
Guelph	• 17		• 7	• 14		• 7
Haldimand County			• 0			• 0
Hamilton	• 38	• 0	• 2	• 21	• 0	• 15
Kitchener	• 4		• 20	• 4		• 20
Niagara Falls	• 1		• 0			• 1
Orangeville	• 0			• 1		
Oro-Medonte	• 0		• 0	• 0		• 0
Pelham	• 2			• 2		
Peterborough	• 2					
St. Catharines	• 3		• 1	• 3		• 0
Wasaga Beach	• 0			• 1		
Waterloo	• 5		• 6	• 2		• 1
Welland	• 0		• 1	• 0		• 10
West Gwillimbury	• 2			• 0		
Grand Total	• 91	• 0	• 41	• 49	• 0	• 55

Current KPI's

	Avg. \$	Avg. SF	Sales/Site
Cambridge	\$584,968	958	0.1
Guelph	\$636,403	1,056	0.2
Hamilton	\$655,487	688	0.1
Kitchener	\$582,500	816	0.1
Niagara Falls	\$526,285	1,000	0.2
Orangeville	\$992,993	994	0.3
Pelham	\$399,000	693	0.3
St. Catharines	\$837,178	1,150	0.1
Welland	\$481,176	907	0.3



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